

098.0

0003

0010.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card /

Total Parcel

660,800 /

660,800

USE VALUE:

660,800 /

660,800

ASSESSED:

660,800 /

660,800

PROPERTY LOCATION**IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
57		HODGE RD, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: REIS GINA M	
Owner 2: DIEZ VELILLA-EMILIO	
Owner 3:	

Street 1: 57 HODGE RD	
Street 2:	

Twn/City: ARLINGTON	
StProv: MA	Cntry:
Postal: 02474	Type:

PREVIOUS OWNER	
Owner 1: BURNS RICHARD M & CAROL A -	
Owner 2: -	

Street 1: 57 HODGE RD	
Twn/City: ARLINGTON	
StProv: MA	Cntry:

Postal: 02474	
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NARRATIVE DESCRIPTION	
This parcel contains 7,824 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1952, having primarily Vinyl Exterior and 1152 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No
	Amount
	Com. Int

PROPERTY FACTORS	
Item	Code
Z	R1
o	SINGLE FA
n	100
Census:	water
Flood Haz:	Sewer
D	Electri
s	Exempt
t	Topo
	1
	Level
	Street
	Gas:

BUILDING PERMITS	
Date	Number
6/17/2016	815
	New Wind
	8,293

ACTIVITY INFORMATION	
Date	Result
10/26/2018	Inspected
10/8/2018	MEAS&NOTICE
6/4/2009	Measured
10/19/1999	Meas/Inspect
8/28/1991	JK

LAND SECTION (First 7 lines only)	
Use Code	Description LUC Fact
101	One Family
	7824
	Sq. Ft.
	Site
	0
	70.

DEPT / PRICE UNITS	DEPTH / PRICE UNITS	UNIT TYPE	LAND TYPE	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family	7824	Sq. Ft.	Site	0	70.	0.84	4									458,304					458,300		

Total AC/Ha: 0.17961

Total SF/SM: 7824

Parcel LUC: 101

One Family

Prime NB Desc: ARLINGTON

Total: 458,304

Spl Credit

Total: 458,300

Database: AssessPro - FY2021

apro

2021

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

IN PROCESS APPRAISAL SUMMARY										Legal Description				User Acct			
Use Code										Land Size				Building Value			
101										Yard Items				Land Value			
7824.000										Total Value							
202,500										Entered Lot Size							
458,300										Total Land:							
660,800										Land Unit Type:							
10/26/18																	



USER DEFINED

Prior Id # 1: 63781

Prior Id # 2:

Prior Id # 3:

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH							
Type: 5 - Cape	2	Rating: Average		A Bath:	Rating:														
Sty Ht: 1T - 1 & 3/4 Sty				3/4 Bath:	Rating:														
(Liv) Units: 1	Total: 1			A 3QBth:	Rating:														
Foundation: 1 - Concrete				1/2 Bath:	Rating:														
Frame: 1 - Wood				A HBth:	Rating:														
Prime Wall: 4 - Vinyl				OthrFix:	Rating:														
Sec Wall:	%			OTHER FEATURES															
Roof Struct: 1 - Gable				Kits: 1	Rating: Average														
Roof Cover: 1 - Asphalt Shgl				A Kits:	Rating:														
Color: BEIGE				Frpl: 1	Rating: Average														
View / Desir:				WSFlue:	Rating:														
GENERAL INFORMATION				CONDOS INFORMATION															
Grade: C - Average				Location:															
Year Blt: 1952	Eff Yr Blt:			Total Units:															
Alt LUC:		Alt %:		Floor:															
Jurisdict:		Fact:	.	% Own:															
Const Mod:				Name:															
Lump Sum Adj:				DEPRECIATION															
INTERIOR INFORMATION				Phys Cond: AV - Average	31.	%													
Avg Ht/FL: STD				Functional:		%													
Prim Int Wall: 1 - Drywall				Economic:		%													
Sec Int Wall:	%			Special:		%													
Partition: T - Typical				Override:		%													
Prim Floors: 3 - Hardwood				Total:	31	%													
Sec Floors:	%			CALC SUMMARY															
Bsmnt Flr: 12 - Concrete				Basic \$ / SQ: 105.00															
Subfloor:				Size Adj.: 1.35000002															
Bsmnt Gar:				Const Adj.: 0.99989998															
Electric: 3 - Typical				Adj \$ / SQ: 141.736															
Insulation: 2 - Typical				Other Features: 82905															
Int vs Ext: S				Grade Factor: 1.00															
Heat Fuel: 2 - Gas				NBHD Inf: 1.00000000															
Heat Type: 1 - Forced H/Air				NBHD Mod:															
# Heat Sys: 1				LUC Factor: 1.00															
% Heated: 100		% AC: 100		Adj Total: 293491															
Solar HW: NO		Central Vac: NO		Depreciation: 90982															
% Com Wall		% Sprinkled:		Deprecated Total: 202509															
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:							
SPEC FEATURES/YARD ITEMS				PARCEL ID 098-0-0003-0010.0															
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
More: N				Total Yard Items:				Total Special Features:				Total:							